

020.A

Map

0002

Block

0302.0

Lot

1 of 1

Condominium

CARD

ARLINGTON

APPRaised: 419,600 / 419,600

USE VALUE: 419,600 / 419,600

ASSESSed: 419,600 / 419,600

PROPERTY LOCATION

No	Alt No	Direction/Street/City	
20		HAMILTON RD, ARLINGTON	

OWNERSHIP

Owner 1:	BODNYA RAISA/LEONID/TRS		
Owner 2:	BODNYA TRUST		
Owner 3:			
Street 1:	20 HAMILTON ROAD #302		
Street 2:			
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	Own Occ: N
Postal:	02474	Type:	

PREVIOUS OWNER

Owner 1:	BODNYA ALON -	
Owner 2:	-	
Street 1:	20 HAMILTON ROAD #302	
Twn/City:	ARLINGTON	
St/Prov:	MA	Cntry
Postal:	02474	

NARRATIVE DESCRIPTION

This parcel contains . Sq. Ft. of land mainly classified as Condo with a Condo Garden Building built about 1985, having primarily Brick Exterior and 897 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 4 Rooms, and 2 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R6	APTS LOW		water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
102	Condo		0		Sq. Ft.	Site		0	0.	0.00	6047																

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
102	0.000	419,600			419,600
Total Card	0.000	419,600			419,600
Total Parcel	0.000	419,600			419,600
Source: Market Adj Cost		Total Value per SQ unit /Card: 467.78		/Parcel: 467.78	

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	102	FV	419,600	0	.		419,600		Year end	12/23/2021
2021	102	FV	413,700	0	.		413,700		Year End Roll	12/10/2020
2020	102	FV	401,900	0	.		401,900	401,900	Year End Roll	12/18/2019
2019	102	FV	377,400	0	.		377,400	377,400	Year End Roll	1/3/2019
2018	102	FV	311,600	0	.		311,600	311,600	Year End Roll	12/20/2017
2017	102	FV	289,700	0	.		289,700	289,700	Year End Roll	1/3/2017
2016	102	FV	289,700	0	.		289,700	289,700	Year End	1/4/2016
2015	102	FV	261,700	0	.		261,700	261,700	Year End Roll	12/11/2014

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
BODNYA ALON	40100-182		7/23/2003	Family		1	No	No	
MCBRIDE JAMES T	27261-497		5/1/1997		139,000	No	No	Y	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment

ACTIVITY INFORMATION

Date	Result	By	Name
12/13/2017	Measured	DGM	D Mann
5/6/2000		197	PATRIOT

Sign: VERIFICATION OF VISIT NOT DATA

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